

**NOTICE OF CONFIDENTIALITY RIGHTS: IF YOU ARE A NATURAL PERSON, YOU MAY REMOVE OR STRIKE ANY OR ALL OF THE FOLLOWING INFORMATION FROM THIS INSTRUMENT BEFORE IT IS FILED FOR RECORD IN THE PUBLIC RECORDS: YOUR SOCIAL SECURITY NUMBER OR YOUR DRIVER'S LICENSE NUMBER.**

## NOTICE OF TRUSTEE'S SALE

STATE OF TEXAS  
COUNTY OF RED RIVER

WHEREAS, by Deed of Trust dated January 10, 2020, John L. Cook and wife, Laura L. Cook conveyed to R. E. Gooding as Trustee, 228 North Walnut, Clarksville, Texas 75426, the following described property situated in Red River County, Texas, to-wit:

All that certain lot, tract or parcel of land situated in the City of Clarksville, Red River County, Texas, being a part of the Wade H. Vining Survey, Abstract No. 878, and better known and described as Lot No. Two (2), the East 20 feet of Lot No. Three (3), and the South 20 feet of Lot Nos. One (1) and Four (4) in Block No. Eleven (11) of the MURRIE ADDITION to the City of Clarksville, Texas.

Being the same land described in deed from Douglas Hicks Jackson and wife, Lavada Ruth Jackson, to Mark Whitehouse and wife, Marianne Whitehouse, dated December 10, 1981, and recorded in Volume 340, Page 351, Deed Records of Red River County, Texas.

(herein referred to as "the property"), to secure that one certain promissory note therein described, in the original principal sum of \$20,750.00 executed by the said John L. Cook and wife, Laura L. Cook, payable to Jake Yoakum (which note is hereby referred to as "note"), which said Deed of Trust is recorded in, of the Official Public Records of Red River County, Texas, (herein referred to as "Deed of Trust") and;

Whereas, default has occurred under the terms of said Deed of Trust and the indebtedness

FILED FOR RECORD  
10:18 o'clock A M. on

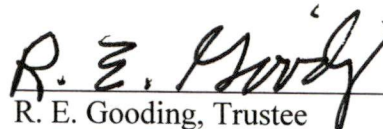
NOV 29 2021

Shawn Weemes  
SHAWN WEEMES, COUNTY CLERK  
RED RIVER CO., TX

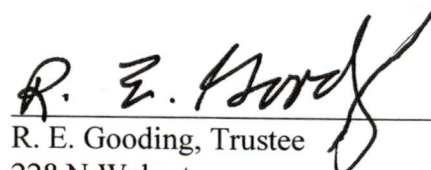
evidenced therein is now wholly due, and Jake Yoakum, the owner and holder of said indebtedness, has requested the undersigned to sell the property to satisfy same; and

NOW, THEREFORE, notice is hereby given that on Tuesday, the 4<sup>th</sup> day of January, 2022, I will sell said property in the hallway just inside the East door of the Red River County Courthouse to the highest bidder for cash. Ten o'clock a.m. is the earliest time on said date at which the sale may occur and the sale will begin at that time or not later than three hours after that time. I will sell said property at the area designated by the Commissioners Court of Red River County, Texas, for such sale, to-wit, in the hallway just inside the East door of the Red River County Courthouse, Clarksville, Texas.

WITNESS MY HAND this 29<sup>th</sup> day of November, 2021.

  
R. E. Gooding, Trustee

The original of the within notice was posted by me on the 29<sup>th</sup> day of November, 2021, on the bulletin board inside the East door of the Red River County Courthouse, Clarksville, Texas, where such notices are posted at 10:25 o'clock c. m., and a copy of the within notice was filed for record on the 29<sup>th</sup> day of November, 2021, in the office of the County Clerk of Red River County, Texas, at 10:18 o'clock a.m.

  
R. E. Gooding, Trustee  
228 N Walnut  
Clarksville, Texas 75426